



✓ INDEX
ANNO
SCAN
CHEK

Prepared By: Todd R. Hagan, P.E., Madison County Engineer, 1105 E. Court Ave., Winterset, Iowa 50273, Telephone: (515) 462-1136

EASEMENT FOR PUBLIC HIGHWAY

KNOW ALL MEN BY THESE PRESENTS

THAT CLIFFORD A. NEWMAN

of MADISON County, State of IOWA in consideration of the sum of

Three Hundred and Five and 10/100----- DOLLARS-----(\$ 305.10)

in hand paid by MADISON COUNTY, IOWA, do hereby sell and convey unto the said MADISON COUNTY, for road purposes and for use as a Public Highway, the following described premises situated in the County of Madison, State of Iowa, to-wit:

PARCEL 6

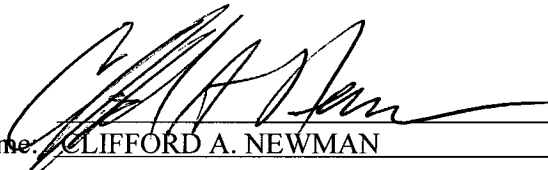
That part of Lot 1 of Woodland Valley Estates Plat 1 recorded in Book 2004, Page 6107, Madison County Recorder's Office, Madison County, Iowa located in the Southwest Quarter of the Northeast Quarter of Section 20, Township 77 North, Range 26 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Beginning at the northwest corner of said Lot 1 and the northwest corner of the Southwest Quarter of the Northeast Quarter of said Section 20;
thence on an assumed bearing of North 83 degrees 22 minutes 14 seconds East along the northerly line of said Lot 1 and the northerly line of the Southwest Quarter of the Northeast Quarter of said Section 20 a distance of 50.32 feet to the present right of way line of a Madison County Highway;
thence North 83 degrees 22 minutes 14 seconds East along said northerly lines 10.10 feet;
thence South 00 degrees 08 minutes 01 seconds West 33.97 feet;
thence South 21 degrees 50 minutes 08 seconds West 54.09 feet to the present right of way line of a Madison County Highway;
thence North 89 degrees 51 minutes 59 seconds West 40.08 feet to the westerly line of said Lot 1 and the westerly line of the Southwest Quarter of the Northeast Quarter of said Section 20;
thence North 00 degrees 11 minutes 48 seconds East along said westerly lines 77.11 feet to the northwest corner of said Lot 1 and the northwest corner of the Southwest Quarter of the Northeast Quarter of said Section 20 and the point of beginning.

Said tract contains 0.10 acres including the present highway and is subject to encumbrances of record.

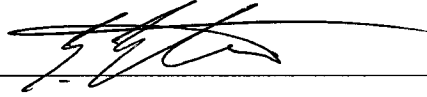
and we hereby covenant with the said MADISON COUNTY that we are lawfully seized of said premises; that they are free from encumbrance(s) _____, that we have good and lawful authority to sell and convey the same, and we do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever and the said _____, hereby relinquishes her right of dower in and to the premises hereinbefore conveyed.

Signed this 8 day of October, A. D. 2013.


Name: CLIFFORD A. NEWMAN

STATE OF IOWA, MADISON COUNTY, ss.

On this 8th day of OCTOBER, ~~2011~~²⁰¹³, before me, the undersigned a Notary Public in and for said County and State personally appeared CLIFFORD A. NEWMAN, to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.



Name: _____
Notary Public in and for said County

